Petitioner

Lorenz Construction Company

BEFORE THE

* DEPUTY ZONING COMMISSIONER * OF BALTIMORE COUNTY

* Case No. 92-94-SPH

* * * * * * * * * * FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioner herein requests a special hearing to approve the issuance of a building permit, pursuant to Section 304 of the Baltimore County Zoning Regulations (B.C.Z.R.), for construction of a dwelling on an undersized lot, pursuant to Sections 304.a, b, and c, all as more particularly described on Petitioner's Exhibit 7.

The Petitioner, by Victor W. Lorenz, President, appeared, testified and was represented by Thomas L. Hennessey, Esquire. Also appearing and testifying on behalf of the Petitioner were Phyllis Mitchell, Real Estate Agent, Kathleen Ashby and Mary Beth Angus with Fairview Federal Bank, and Timothy Lorenz, son of Victor W. Lorenz. Various members of the community appeared in opposition to Petitioner's request.

Testimony indicated that the subject property, known as 5916 Johnson Street, is 40 feet wide by 110 feet deep, zoned D.R. 5.5 and is presently unimproved. Said property is also known as Lots 5 and 6, Block N, of the Catonsville Pines subdivision, which was duly recorded in the Land Records of Baltimore County in 1925. Petitioner was advised to file the instant Petition after being issued a stop work order on construction of a single family dwelling on the subject property. Mr. Lorenz testified he purchased the subject property in December 1990 and that settlement on same occured on February 11, 1991 (see Petitioner's Exhibits 1 and 4).

Special Hearing to approve the issuance of a valid building permit, pursu-

ant to Section 304 of the Baltimore County Zoning Regulations (B.C.Z.R.),

for the construction of a single family dwelling on an undersized lot,

pursuant to Sections 304.a, b, and c, in accordance with Petitioner's

TIMOTHY M. KOTROCO

for Baltimore County

Deputy Zoning Commissioner

this property, Ms. Mitchell, verified the existence of this permit. Further, Mr. Lorenz had in his possession a copy of the valid building permit (see Petitioner's Exhibit 3). Testimony indicated that on February 25, 1991, which was some 14 days after Petitioner settled on the purchase of the property, and after the Petitioner had already constructed a concrete footing for the proposed dwelling, a stop work order was issued by Baltimore County and the building permit rescinded, per John Reisinger, Department of Permits and Licenses. Petitioner testified the stop work order was posted on the property only a few hours after he paid \$2,442 to Baltimore County for sewer hook-up for this site (see Petitioner's Exhibit 9). Testimony indicated that no construction has taken place on this property since the issuance of the stop work order. Further testimony indicated that the construction loan obtained by the Petitioner continues to accrue interest even though no work is progressing on the site.

Both the Petitioner and the Real Estate Agent involved in the transfer of

Section 304 of the B.C.Z.R. applies to the use and development of single family lots. In order for Petitioner to satisfy the requirements thereof, he must show three things:

> a) that such lot shall have been duly recorded either by deed or in a validly approved subdivision prior to the adoption of these zoning regulations;

> b) that all other requirements of height and area regulations are complied with; and,

c) that the owner of the lot does not own sufficient adjoining land to conform substantially to the width

and area requirements. In the opinion of this Deputy Zoning Commissioner, it is clear that the Petitioner satisfies Section 304.a of the B.C.Z.R. in that these

ther, the Petitioner has satisfied Section 304.b in that he is not request-

- 2-

lots were recorded in 1925 as evidenced by Petitioner's Exhibit 8. Fur-

Baltimore County Government Zoning Commissioner Office of Planning and Zoning

111 West Chesapeake Avenue Towson, MD 21204

887-3353

October 23, 1991

Thomas L. Hennessey, Esquire 407 W. Pennsylvania Avenue Towson, Maryland 21204

RE: PETITION FOR SPECIAL HEARING N/S Johnson Street, 95.6' E of Waters Lane (5916 Johnson Street) 1st Election District - 1st Councilmanic District Lorenz Construction Company - Petitioner Case No. 92-94-SPH

Dear Mr. Hennessey:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Special Hearing has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

> Very truly yours, Mew by Kotron TIMOTHY M. KOTROCO

Deputy Zoning Commissioner

for Baltimore County

TMK:bjs

cc: All Protestants (see attached sheet)

People's Counsel

ing any other variances for the subject property other than for the insufficient width of the lot. It is equally clear that the Petitioner has satisfied Section 304.c in that he does not own sufficient adjoining land to conform substantially to the width requirement of 55 feet.

The evidence is clear, and I believe both sides would agree, that prior to the Lorenz Construction Company purchasing this lot, some misrepresentations were made to Baltimore County by the previous owner of the subject property. It is also clear that this particular parcel of property enjoyed contiguous ownership with adjacent properties prior to its purchase by the Lorenz Construction Company. As such, it becomes necessary to consult the Zoning Commissioner's Policy Manual on this issue. Page 3-3 of said Manual, Section 304, Paragraph 2, states that it is important to consider the intent of the owner who attempts to invoke the applicability of Section 304 of the B.C.Z.R. Each situation must be judged individually by the particular facts and circumstances presented. If the intent to avoid the regulations is obvious, Section 304.c cannot be invoked and variances must be required. Furthermore, in Paragraph 3 thereof, if a single owner of contiguous undersized lots has purchased the property in good faith and without any intent to avoid the area requirements, Section 304.c may be used to allow the owner to build pursuant thereto. Good faith also must be determined by the facts and circumstances of each situation, but such factors as dates of purchase of the parcels, the purpose of the purchase and the intent of the purchase can be utilized to so determine.

Based upon the facts presented at the hearing, I find that the Lorenz Construction Company had no intent to defraud Baltimore County or any of the neighbors of the Catonsville Pines subdivision. I also find that Lorenz Construction Company proceeded in good faith and used every

PROTESTANTS (Case No. 92-94-SPH)

5912 Johnson Street, Baltimore, Md. 21228

5901 Johnson Street, Baltimore, Md. 21228

5900 Johnson Street, Baltimore, Md. 21228

5909 Johnson Street, Baltimore, Md. 21228

506 Pargel Avenue, Baltimore, Md. 21228

5908 Johnson Street, Baltimore, Md. 21228

Mr. Tersis N. Butler

Mr. John A. Griffin

Ms. Emma Waterhouse

Mr. George Clay

Ms. Hannah Lindsey

Mr. Harold P. Patterson

- 3-

effort available to ascertain that a valid building permit did in fact exist for this property. I think that the members of the surrounding community would agree with this determination.

I further find that the Petitioner has satisfied Section 304 of the B.C.Z.R. as that Section is interpreted in conjunction with the Zoning Commissioner's Policy Manual. It should be noted that said Policy Manual would also permit an individual such as the Petitioner to build on this particular lot after the passage of six years from the date of purchase. This is known as the "six year rule". Therefore, at some point in time after the passage of six years, a house could be constructed at this location.

Given the hardship in which the Petitioner finds himself, through no fault of his own, I find that the Petitioner should be permitted to proceed with the construction of this single family dwelling. The Petitioner has already lost valuable time and money over this entire incident and should be penalized no further.

I understand the manner in which granting the Petitioner's request affects the surrounding community. However, testimony was presented indicating that there are other houses in the neighborhood which were built on 40-foot wide lots. It is also noted that a house would have been built on this particular lot after the six year waiting period, regardless of the circumstances set forth herein.

Pursuant to the advertisement, posting of the property, and public hearing held in this matter, the relief requested in the Petition for Special Hearing should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this ____ day of October, 1991 that the Petition for

PETITION FOR SPECIAL HEARING

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: 92-94-5PH

- 4-

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Special Hearing under Section 500.7 of the Baltimore County Zoning Regulations, to determine whether or not the Zoning Commissioner and/or Deputy Zoning Commissioner should approve The issuance of a Building Permit based upon Section 304 of the Baltimore County Zoning Regulations for construction of a dwelling on an undersized lot in accordance with Section a b c of Section 304 of the Baltimore County Zoning Regulations

(40 foot width on recorded plat).

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above Special Hearing advertising, posting, etc., upon filing of this Petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

| Legal Owner(s):
LORENZ CONSTRUCTION COM | | |
|--|--|--|
| | Legal Owner(s): LORENZ, CONSTRUCTION, COMPANY | |
| By: Victor W. Lorenz, President | | |
| (Type of Print Name) | 7 | |
| Victor il' - fore. | y h. | |
| Signature (|) | |
| (Type or Print Name) | | |
| Signature | ** | |
| | | |
| 6920 Donachie Road | 821-7090 | |
| Address | Phone No. | |
| Baltimore, Maryland 212 | 239 | |
| City and State | | |
| Name, address and phone number tract purchaser or representative | of legal owner, co | |
| | - Commercia | |
| | | |
| 6920 Donachie Road, Bal | lto., MD 21239
821-7090 | |
| Address | Phone No. | |
| | By: Victor W. Lorenz, (Type or Print Name) Lette Li fale. Signature (Type or Print Name) Signature 6920 Donachie Road Address Baltimore, Maryland 21: City and State Name, address and phone number tract purchaser or representative Victor W. Lorenz Name 6920 Donachie Road, Baltimore, Bal | |

ERED By The Zoning Commissioner of Baltimore County, this _____ day __, 19____, that the subject matter of this petition be advertised, as required by the Zoning Law Paltimore County, in two newspapers of general circulation throughout Baltimore County, that property seested, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Rocal 206 County Office Building in Towson, Baltimore County, on the _____ day of ____ ---, 19---, at ---- o'clock

Zoning Commissioner of Baltimore

Z.C.O.—No. 1

(over)DEDER RECEIVED FOR FILING Dato

TMK:bjs

Exhibit 7, be and is hereby GRANTED.

5916 Johnson Street Baltimore County, Maryland

BEGINNING at a point 95.60 feet more or less from the intersection of Johnson Street and Winters Lane for the following courses and distances, viz: North 83 degrees 20 minutes 30 seconds East 40 feet; North 06 degrees 33 minutes 22 seconds West 110 feet; South 83 degrees 26 minutes 38 seconds West 40 feet and South 06 degrees 33 minutes 22 seconds East 110 feet to the place of beginning.

BEING also Lots Nos. 5 and 6, Section N on the Revised Plat of Catonsville Pines which plat is recorded among the Land Records of Baltimore County in Plat Book No. 9 folio 41.

105

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887 3353

CERTIFICATE OF POSTING

Alexand Kilmer Petitioner: Zanana Const sur lien Company Location of property: MEN Stringers Street Post En 100 Con Location of Signer That sant to Silve Carrier of the

Number of Signs: __/__

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of ____ successive weeks, the first publication appearing on 970.

THE JEFFERSONIAN,

887 3353

Baltimore County Government Office of Zoning Administration and Development Management Office of Planning & Zoning

411 West Chesapeake Avenue Towson, MD 2120+

Lorenz Construction Company 6920 Donachie Road Baltimore, Maryland 21239

DATE: 16 8 91

Case Number: 92-94-SPH N/S Johnson Street, 95.6' E of Waters Lane 5916 Johnson Street 1st Election District - 1st Councilmanic Petitioner(s): Lorenz Construction Company HEARING: FRIDAY, OCTOBER 18, 1991 at 2:00 p.m.

Dear Petitioner(s):

Please be advised that $\frac{81.70}{}$ is due for advertising and posting of the above captioned THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER

SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING. Please forward your check via return mail to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland 21204. It should have your case number noted thereon and be made payable to Baltimore County, Maryland. In order to prevent delay of the issuance of proper credit and/or your Order, immediate attention to this matter is suggested.

ZONING COMMISSIONEP BALTIMORE COUNTY, MARYLAND

Thomas L. Hennessey, Esq.

Baltimore County Government Office of Zoning Administration and Development Management Office of Planning & Zoning

111 West Chesapeake Avenue Towson, MD 21204

NOTICE OF HEARING

SEPTEMBER 13, 1991

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland 21204 as follows:

Case Number: 92-94-SPH N/S Johnson Street, 95.6' E of Waters Lane 5916 Johnson Street 1st Election District - 1st Councilmanic Petitioner(s): Lorenz Construction Company HEARING: FRIDAY, OCTOBER 18, 1991 at 2:00 p.m.

Special Hearing to approve the issuance of a building permit for construction of a dwelling on an undersized lot (40 foot width on recorded plat).

J. Robert faires

Zoning Commissioner of Baltimore County

> cc: Lorenz Construction Company Thomas L. Hennessey, Esq.

Baltimore County Government Office of Zoning Administration and Development Management Office of Planning & Zoning

111 West Chesapeake Avenue Towson, MD 21204

NOTICE OF HEARING

Case Number: 92-94-SPH N/S Johnson Street, 95.6' E of Waters Lane 5916 Johnson Street 1st Election District 1st Councilmanic Petitioner(s): Lorenz Construction Company Hearing Date: Friday, Oct. 18, 1991 et 2:00 p.m.

Special Hearing: to approve the issuance of a building permit for construction of a dwelling on an undersized lot (40 foot width on recorded plat).

October 1, 1991

CERTIFICATE OF PUBLICATION

THIS IS TO CERTIFY, that the annexed advertisement was publish-

ed in the CATONSVILLE TIMES, a weekly newspaper published in

Baltimore County, Md., once in each of _____successive weeks, the first

887-3353

Thomas L. Hennessey, Esquire 407 W. Pennsylvania Avenue Towson, MD 21204

> RE: Item No. 105, Case No. 92-94-SPH Petitioner: Lorenz Construction Co. Petition for Special Hearing

Dear Mr. Hennessey:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE WINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Zoning Plans Advisory Committee

Enclosures

JED:jw

cc: Mr. Victor W. Lorenz Lorenz Construction Company 6920 Donachie Road Baltimore, MD 21239

Zoning Commisioner County Office building 111 West Chesapooke Avenue

Zoning Commissioner
County Office Building
111 West Chesapeake Avenue

Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

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Please Make Checks Payable To Baltimore County

Baltimore County Government Office of Zoning Administration and Development Management Office of Planning & Zoning

111 West Chesapeake Avenue Towson, MD 2120)

Your petition has been received and accepted for filing this

26th day of August, 1991.

Petitioner: Lorenz Construction Co., et al Petitioner's Attorney: Thomas L. Hennessey

(1.18日: 1.18日: 1.18日 日本 (日本) 日本) (1.18日 - 1.18日 - 1.

BA CO03:42PM08-27-91
Please Make Checks Payable To: Baltimore County

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887 3353

Baltimore County Government
Fire Department

SEPTEMBER 22, 1991

(301) 887 (500)

700 East Joppa Road Suite 901 Towson, MD 2120+5500

Arrold Jablon
Director
Toning Administration and
Development Management
Daltimore County Office Puilding
Towson, MD 21204

DE: Property Owner: LORENZ CONSTRUCTION COMPANY

Location: #5916 JOHNSON SUREPT

Item No.: 105 Zoning Agenda: SEPTEMPER 17, 1991

Centlemen:

Pursuant to your request, the referenced property has been surveyed by this Pureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

7. The Fire Prevention Bureau has no comments at this time.

PEVILVER: ACTION OF Provention Eureau

Special Inspection Division

JP/FPK

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director DATE: September 25, 1991
Zoning Administration and
Development Management

FROM: Pat Keller, Deputy Director

Office of Planning and Zoning

SUBJECT: Christ-Lutheran Church, Item No. 71
Fitzpatrick Property, Item No. 82
Lorenz Construction Co., Item No. 105,
Botzler Associates, Item No. 109
Stupalski Property, Item No. 113
Trent Property, Item No. 119
Boggs Property, Item No 123
Duvall Property, Item No. 126

In reference to the Petitioner's request, staff offers no comments.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/pat
ITEMNO26/TXTROZ

WESTVIEW

PUREAU OF TRAFFIC ENGINEERING DEPARTMENT OF PUBLIC WORKS BAUTIMORE COUNTY, MARYLAND

DATE: October 9, 1991

To: Mr. Arnold Jablon, Director
Office of Zoning Administration

and Development Management

Z.A.C. MEETING DATE: September 17, 1991

FROM: Rahee J. Famili

11 -71 - Par 1 11 m

SUBJECT: Z.A.C. Comments

There are no comments for item numbers 105, 113 and 116.

Pahoe 1. Famili
Traffic Engineer 11

PLEASE REFER TO PERMIT NUMBER WHEN MAKING INQUIRIES.

RJF/lvd

Kolectil Doutenay

BALTIMORE COUNTY, MARYLAND **DEPARTMENT OF PERMITS AND LICENSES** TOWSON, MARYLAND 21204 **BUILDING PERMIT** ------ON OR ABOUT NOVEMBER 2, 1990, I PERMIT #: B043572 CONTROL #: NR DIST: 01 PREC: 08 DATE ISSUED: 03/02/90 TAX ACCOUNT \$: 0105340310 CALLOD BALTIMORES COUNTY PORMITS + LICANSOS PLANS: CONST 2 PLOT 7 R PLAT 1 DATA 0 ELEC YES PLUM YES To INFORM THOM THAT THE LOT LOCATED AT LOCATION: 5916 JOHNSON ST SUBDIVISION: CATONSVILLE PINES OWNERS INFORMATION 5916 JOHNSON STREET WAS ABOUT TO BE SOLD NAME: INYANG, AUGUSTINE BEN ADDR: 5804 ANAPOLIS RD. BLADENSBURG, MD. 20710 THE NEW OWNER WAS CONCERNED ABOUT CONTR: TO BE DETERMINED POEING ABLE TO GET A BUILDING PERMIT. ENGNR: SELLR: I was INFORMED BY M. Joycu Bovonly CONSTRUCT SFD; NO FIREPLAC; (20X45X23)1600SF 4 BEDROOMS (CHANGE IN OWNER ONLY!) 25% FEE 20.00 REVISION FEE C.S. A108594 OF PERMITS + LICONSUS THAT THERE WAS AN ACTIVO 10/03/90 JAB. PORMIT IN THE COMPUTER FOR HAT PROPERTY AND BLDG. CODE: 1 AND 2 FAM. CODE THE NOW OUNTER WOULD HAVE TO APPLY FOR A CHANCO RESIDENTIAL CATEGORY: DETACHED OWNERSHIP: PRIVATELY OWNED IN OWNERSHIP IN ORDER TO USO IT. ESTIMATED \$ PROPOSED USE: SFD 40,000.00 EXISTING USE: VACANT TYPE OF IMPRV: NEW BULDING CONTRUCTION FOUNDATION: BLOCK BASEMENT: FULL SEWAGE: PUBLIC EXIST WATER: PUBLIC EXIST LOT SIZE AND SETBACKS _____ SIZE: 040/040X110/110 THIS PERMIT FRONT STREET: SIDE STREET: EXPIRES ONE FRONT SETB: 34 YEAR FROM DATE SIDE SETB: 10/10 SIDE STR SETEN 31 LAHIBIT_

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This Deed, Made This 11th

in the year one thousand nine hundred and ninety-nine by and between AUGUSTINE BEN INYANG, by his Attorney-in-Fact, Abayomi Salu, Grantor, party

of the first part, and

, in fee simple, all

C RC/F 13.00

C T TX 110.00

LORENZ CONSTRUCTION COMPANY, Grantee, party

of the second part.

WITNESSETH, That in consideration of the sum of \$22,000.00, which is the actual consideration paid or to be paid, the receipt whereof is hereby acknowledged,

the said party of the first part,

#22960 COOL ROLL TOP:56

grant and convey to the said party of the second part, its

personal representatives/successors and assigns

those lots of ground situate in Baltimore County, Maryland and described as follows, that is to say:

LOTS NOS. 5 and 6, Section N, on the Revised Plat of Catonsville Pines, which Plat is on file in the Office of the Clerk of the Circuit Court of Baltimore County, Maryland in Plat Book No. 9, folio 41.

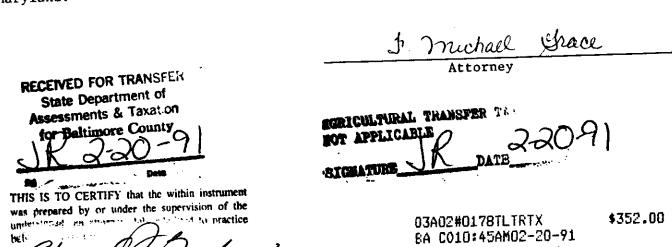
BEING the same lot of ground which by Deed dated October 3, 1990, and recorded among

the Land Records of Baltimore County in Liber 8649, folio 447, was granted and conveyed from Abayomi Salu unto Augustine Ben Inyang, the within grantor.

TOURD OF ATTORNEY dated 2/8/91, and recorded or intended to be recorded

POWER OF ATTORNEY dated 2/8/91, and recorded or intended to be recorded among the Land Records of Baltimore County, immediately prior hereto, from Augustine Ben Inyang unto Abayomi Salu.

THIS IS TO CERTIFY that the within instrument was prepared by or under the supervision of the undersigned, an attorney duly admitted to practice before the Court of Appeals of Maryland.



F Fairview Federal

Executive Offices:
9171 Baltimore National Pike/Ellicott City, Maryland 21043-3990
(301) 465-4800 • (301) 750-0105 Fax

March 27, 1991

Mr. Thomas L. Hennessey 407 W. Pennsylvania Avenue Towson, Maryland

Re: Lorenz Construction, Inc.

Dear Mr. Hennessey:

The decision to make a loan to Lorenz Construction, Inc., was based in part, on purchasing a buildable site. The building permit had been issued on 5916 Johnson St. and was used during our underwriting process. In order to release the first construction advance, a building permit must be evidenced.

If you have any further questions, please call me.

Sincerely,

Mary Beth Angus

Loan Officer

MBA/dmf

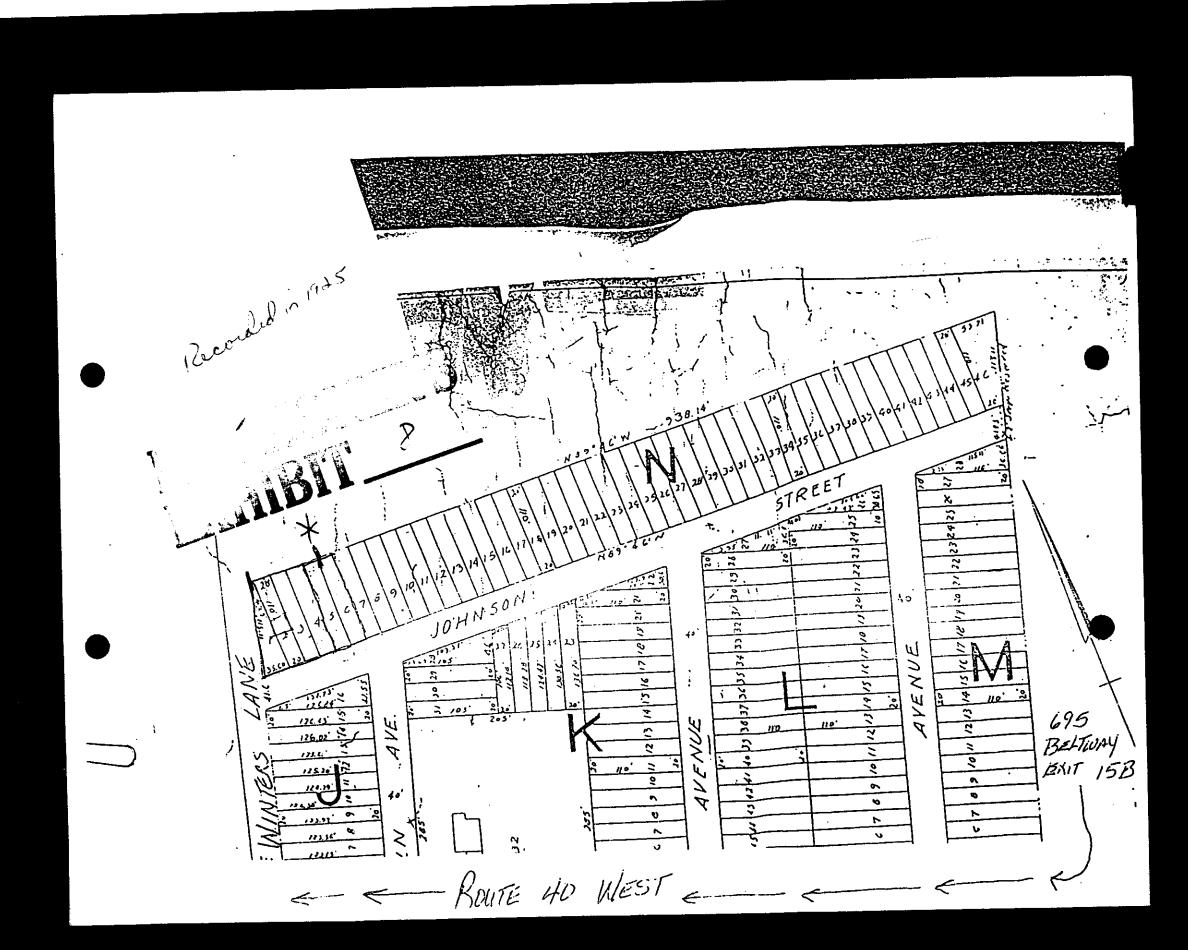
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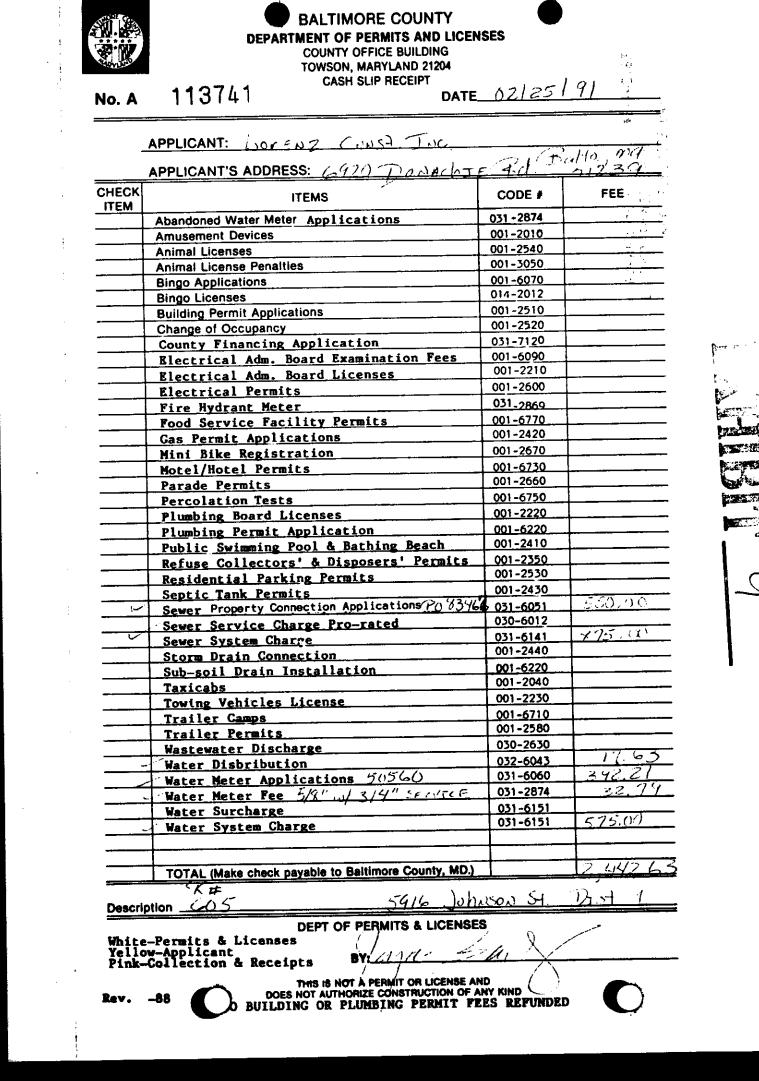


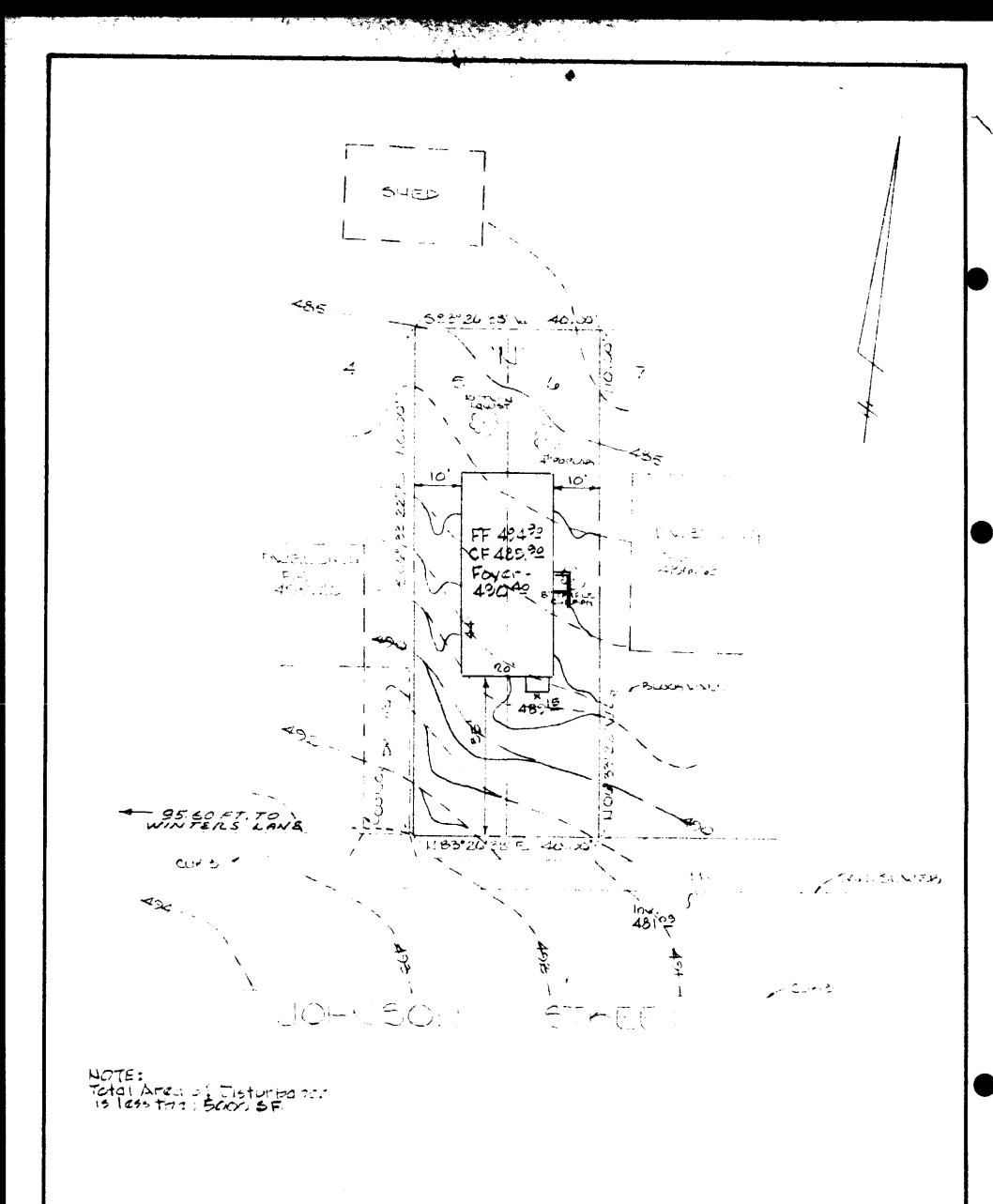
BANTIMOPE COUNTY, And Capture Of the 2 Indings Engineer DISTRICT 1 PCT 8 PLUMB INSP 4 64 cm. PERMIT NO 1043572 SED CON INSP 114 20 BLDGS ENG 144 20 Notice No. G- 000914 STOP WORK ORDER HAVE THIS DAY INSPECTED THIS STRUCTURE AND THESE PREMISES AND HAVE FOUND THE FOLLOWING VIOLATIONS OF THE LAWS OF BALTIMORE COUNTY CODE BOS A SEC 1/1. PERMIT RECINDED PER J. REISINGER - LETTER TO FOLLOW, 887-3373 YOU ARE HEREBY NOTIFIED THAT ALL WORK BEING PERFORMED A HIS LOCATION SHALL IMMEDIATELY STOP, WIFEIUM WHICH IS TO CORRECT UNSAFE CONDITIONS, FAILURE TO COMPLY CO STITUTES A VIOLATION OF COUNTY LAW THE CORRECTIONS MUST E AN INVESTIGATION FEE WILL BE CHARGED YES NO ... DATE 19 17 18 SIGNED INSPECTOR POWES ALL CORRECTIONS COMPLETE AND APPROVED PATE _____SIGNED INSPECTOR____ DO NOT REMOVE THIS TAG

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PETITIONER'S
EXHIBIT_7

TOPOGRAPHIC EURVEY
& GRAUING PLAN
5916 JOHNSON ST.
LOTS 546, BLOCK 'N'
CATONSVILLE PINES

CATOLISVILLE PINES
ELECTION DIST. Nº 1 BALTIMORE CO. MO.



SPELLMAN, I VENON J'AMOCIATES INC.

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\$554.6: (14.25) \$7.2.79

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